

**SEMINOLE COUNTY GOVERNMENT
LAND PLANNING AGENCY / PLANNING AND ZONING COMMISSION
AGENDA MEMORANDUM**

SUBJECT: Approval of the Preliminary Subdivision Plan for Lake Jesup Woods Subdivision

DEPARTMENT: Planning & Development **DIVISION:** Development Review

AUTHORIZED BY: Mahmoud Najda **CONTACT:** Michael Rumer EXT. 7337

Agenda Date 09/01/04

Regular ☒

Work Session ☐

Briefing ☐

Special Hearing – 6:00 ☐

Public Hearing – 7:00 ☐

MOTION/RECOMMENDATION:

Approve the Preliminary Subdivision Plan for Lake Jesup Woods subdivision.

District 5-McLain

BACKGROUND:

The applicant is requesting Preliminary Subdivision Plan approval for 116 single family lots located on the south side of Myrtle Street, 650' east of Hester Avenue. The project is comprised of approximately 78.64 acres and has a Planned Unit Development (PUD) zoning designation.

The project will connect to Seminole County Utilities for water and sewer and the internal roads will be publicly owned and maintained. Lots within the development are a minimum of 50 feet in width and 5,000 square feet in area. There is a 100 foot natural buffer along Myrtle Street and a 50 foot natural buffer along the western property line. A minimum upland conservation area of 15.91 acres in its natural state and a pedestrian/equestrian trail are provided.

The BCC approved the final master plan on 08/10/04.

STAFF RECOMMENDATION:

Staff has found that the Preliminary Subdivision Plan meets the requirements of the Land Development Code, PUD standards and recommends approval. (Michael Rumer, Planner)

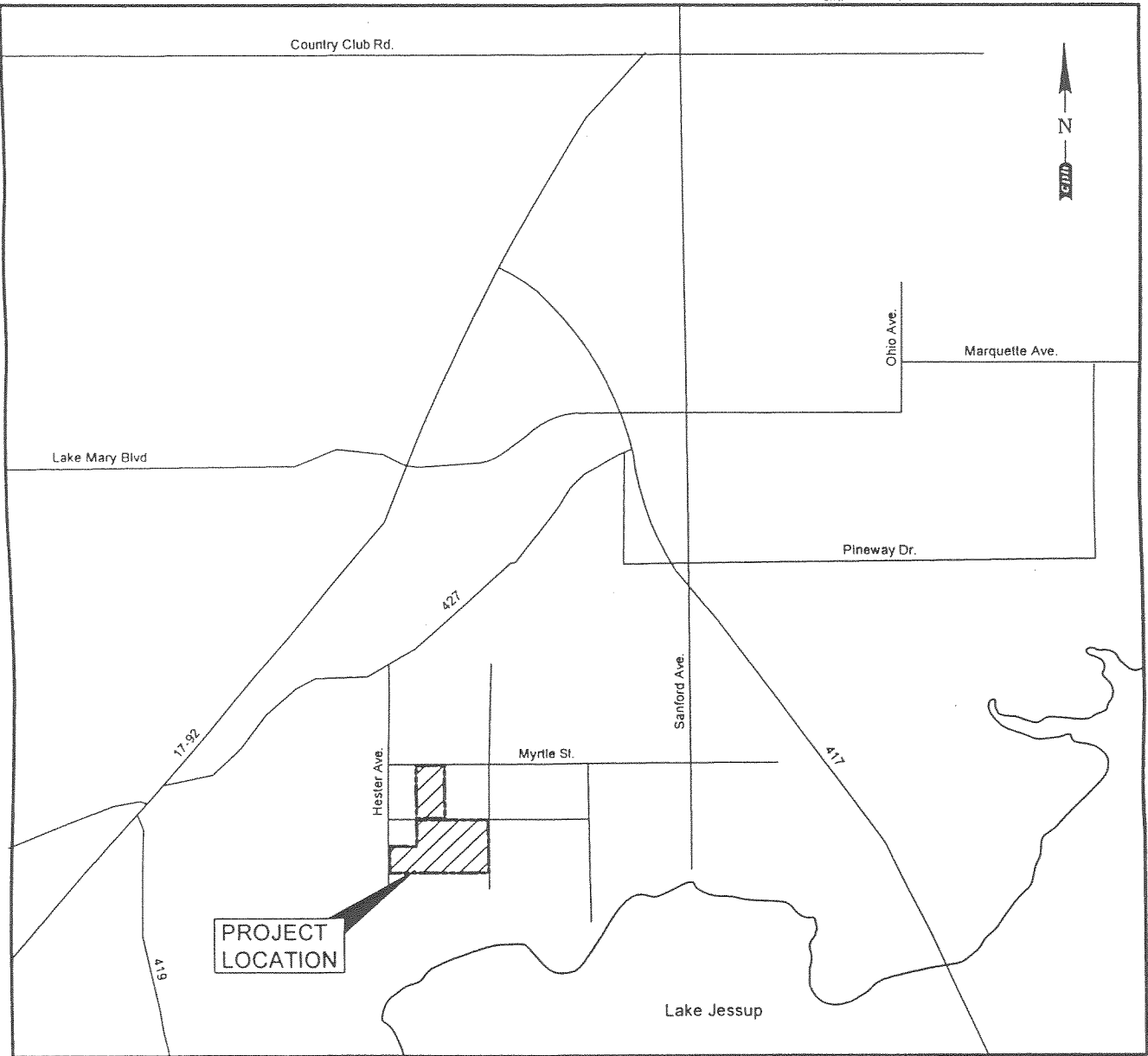
Attachments: Exhibit A: Location map
Exhibit B: Preliminary Plan Reduction

DR No. 04-5500028

Parcel ID#:

23-20-30-5AQ-0000-1090

EXHIBIT A

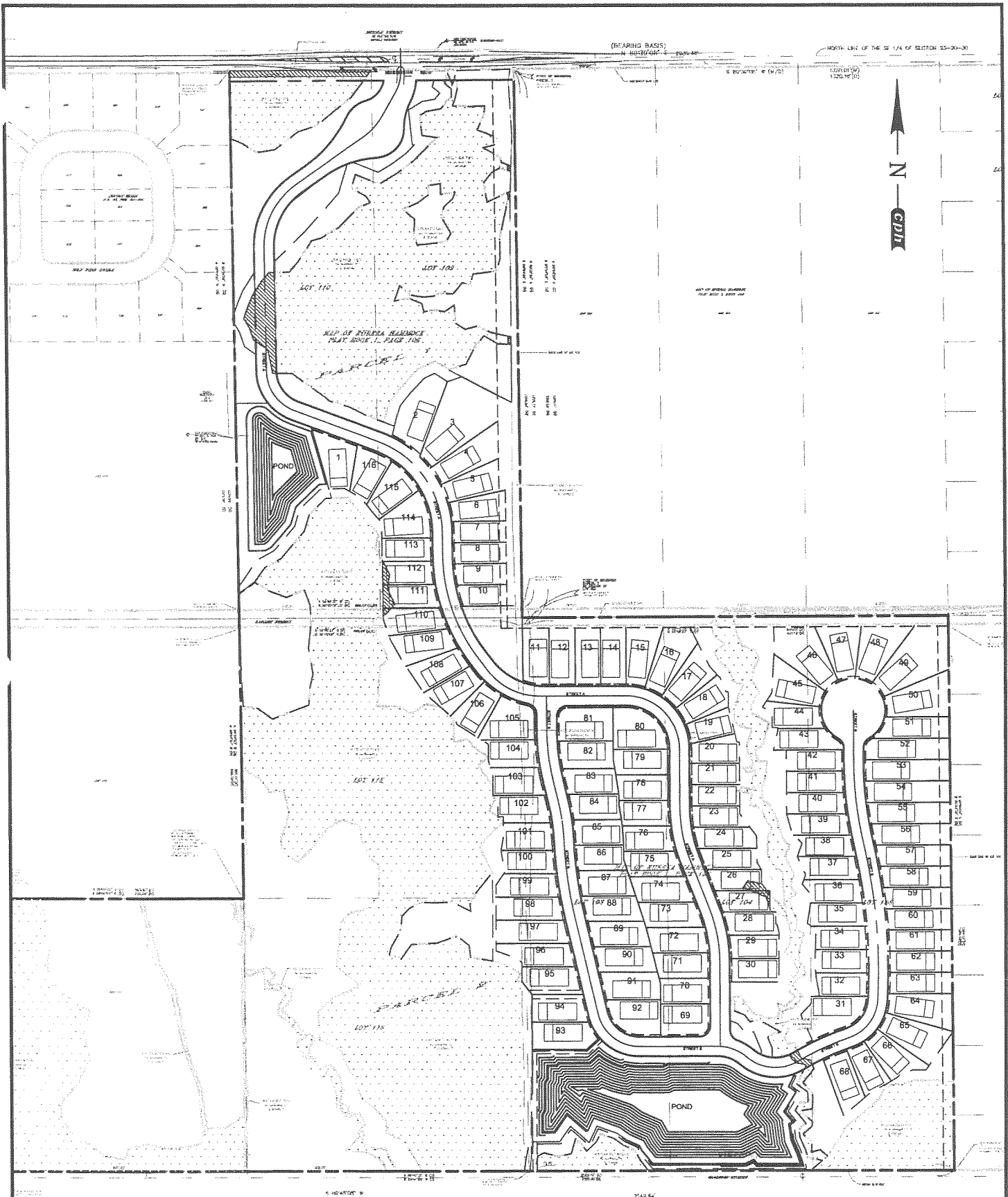


Section 23, Township 20, Range 30

VICINITY MAP

LEGAL DESCRIPTION

EXHIBIT B



Engineers
Planners
Landscape Architects
Surveyors
Construction Management
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Phone: 407.425.0452 Fax: 407.648.1036

Scale: 1" = 300'

Date: 7-27-04

Job No.: G6784

Certificate of Authorization
No. 3215

SITE PLAN

THE GREATER CONSTRUCTION CORP.
LAKE JESUP WOODS

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FIGURE
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